

When recorded return to:

Mr. Roland C. Culbertson
2505 Puget Way
Anacortes, WA 98221



201601120039

Skagit County Auditor

\$74.00

1/12/2016 Page

1 of

2 2:40PM

Filed for Record at Request of
Land Title and Escrow
Escrow Number: 151876-OE ✓

Grantor: Donald A. Wallis
Grantee: Roland C. Culbertson

Land Title and Escrow

Statutory Warranty Deed

THE GRANTOR DONALD WALLIS, as his separate property, as the sole heir of MAXINE WALLIS, deceased, as to his undivided 1% interest for and in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION in hand paid, conveys and warrants to ROLAND C. CULBERTSON, a married man, as his separate property the following described real estate, situated in the County of Skagit, State of Washington.

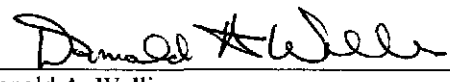
Abbreviated Legal: Ptn Tract B, Woods Add. To Anac.

SEE ATTACHED EXHIBIT "A" HERETO FOR LEGAL DESCRIPTION

Tax Parcel Number(s): 3839-003-001-0004, P60629

Subject to all covenants, conditions, restrictions, reservations, agreements and easements of record including, but not limited to, those shown on Schedule "B-1" of Land Title Company's Preliminary Commitment No. 151876-OE.

Dated December 14, 2015


Donald A. Wallis

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

201684

JAN 12 2016

Amount Paid \$ 62.85

Skagit Co. Treasurer

By *man* Deputy


STATE OF Washington)
COUNTY OF Skagit) SS:

I certify that I know or have satisfactory evidence that Donald A. Wallis

is the person who appeared before me, and said person acknowledged that he
signed this instrument and acknowledge it to Be his free and voluntary act for the
uses and purposes mentioned in this instrument.

Dated: 12-18-15





Notary Public in and for the State Of Washington

Residing at Twisp

My appointment expire: 10-28-2018

EXHIBIT "A"

Tract "B", "WOODS ADDITION TO ANACORTES, WASHINGTON," as per plat recorded in Volume 4 of Plats, page 35, records of Skagit County, Washington, EXCEPT the Westerly 30 feet thereof, AND EXCEPT those portions thereof described as follows:

a.) Beginning at the Northwest corner of Tract "B";
thence South 89°53' East for a distance of 30 feet to the true point of beginning;
thence South 89°53' East for a distance of 445.38 feet along the Northern boundary of the tract;
thence South 0°07' West for a distance of 125 feet;
thence North 89°53' West for a distance of 446.86 feet;
thence North 0°47' East for a distance of 125.01 feet to the true point of beginning.

b.) Beginning at the Northwest corner of Tract "B";
thence South 89°53' East for a distance of 30 feet;
thence South 0°47' West for a distance of 125.01 feet to the true point of beginning;
thence South 0°47' West for a distance of 373.43 feet;
thence South 89°53' East for a distance of 131.20 feet;
thence North 0°07' East for a distance of 373.4 feet;
thence North 89°53' West for a distance of 126.86 feet to the true point of beginning.

c.) Beginning at the Southwest corner of Tract "B";
thence South 89°53' East for a distance of 161.20 feet;
thence North 0°07' East for a distance of 124.5 feet to the true point of beginning;
thence North 0°07' East for a distance of 124.5 feet;
thence South 89°53' East for a distance of 135 feet;
thence South 0°7' West for a distance of 124.5 feet;
thence North 89°53' West for a distance of 135 feet to the true point of beginning.

RAW

Situate in the City of Anacortes, County of Skagit, State of Washington.